38-21127 04-11785 FORM No Vol "an 1-1-74 Page WARRANTY DEED 80493 KNOW ALL MEN BY THESE PRESENTS, That Martin Mont hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by..... Jimmy D. Smith and Da Vonna J. Smith, husband and wife , hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit: Lot 15, Block 8, ELDORADO ADDITION, in the County of Klamath, State of Oregon. TOGETHER WITH that portion of vacated Peach Street more particularly described as follows: Beginning at the Most Easterly corner of said Lot 15; thence Northwesterly along the arc of a curve to the right, having a radius of 1,494.96 feet to an intersection with the extension of the Northwesterly line of said Lot 15; thence Southwesterly along the extension of the said Northwesterly line to the Northwest corner of Lot 15; thence Southeasterly along the Northeasterly line of said Lot 15 to the point of beginning. 50 (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) ----To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that A. orgrantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except, easements or restrictions of record, or easements and restrictions common to the area or apparent on the face of the land 8 and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$60,750.00.... changes shall be implied to make the provisions hereof apply equally to corporations and to individuals. In Witness Whereof, the grantor has executed this instrument this 8 day of February , 19 80; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors. 4 Ma Z (If executed by a corporation, affix corporate seal) STATE OF OREGON, County of. STATE OF OREGON. . 19. County of Klamath and Personally appeared February 8 .who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the Personally appeared the above name Martin Monti secretary of and that the seal allixed to the foregoing instrument is the corporation, of said corporation and that said instrument was signed and sealed in be-half of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed. Before me: <u>}</u> ment to be seen his working working act and deed. 10 F I Belorg Die RIAL Lite SEAL) (OF SEAL) Notary Public for Oregon Ndtary Public for Oregon My commission expires: 5-14-80 My commission expires: STATE OF OREGON, Martin Monti County of ...Klamath Klamath Falls, Oregon GRANTOR'S NAME AND ADD 97601 I certify that the within instrument was received for record on the Jimmy D. and Da Vonna, J. Smith ...8th...day of ...February......, 19..80., 505 W. 33rd. at...4:09.....o'clock P...M., and recorded Pine Bluff, Ark. 71603 SPACE RESERVED in book/reel/volume No.....1180......on GR FOR page.2634.....or as document/fee/file/ RECORDER'S USE instrument/microfilm No. .80493, Record of Deeds of said county. ma Witness my hand and seal of Fa County affixed. inge is requested all tax statements shall be sent to the following address Until a cha Wm. D. Milne FFS+ TITLE ma Alls ch Deputy B. Derne NAME, ADDRESS, ZIP Fee \$3.50